GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Adoni Municipality – Change of Land use from Residential use to Industrial use to an extent of Ac.1.55 cents in Sy.No.123/A2, Parvathapuram (V), Adoni Mandal as applied by Sri S. Venkateswarlu of Adoni – Draft Variation – Confirmation Orders – Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No.189 **Dated:26.07.2016**

Read the following:-

1. From the DTCP, A.P., Hyderabad, Lr.Roc.No.3590/2015/A, dated:06.11.2015.
2. Govt. Memo No.88834/H1/2015, dated:14.12.2015.
3. From the Director of Industries, AP., Hyd., Lr.No.29/1/2015/ 16954, dated:10.02.2016.
4. Govt. Memo No.88834/H1/2015, dated:25.05.2016.
5. From the DTCP, A.P., Guntur, Lr.Roc.No.3590/2015/A, dated:03.06.2016.
6. Government Memo No.11411/I2/2011, MA & UD (I2) Department, dated:30.06.2012.
7. Government Memo No.88834/H1/2015, dated:15.06.2016.
8. Andhra Pradesh Gazette No.285, Part-I, dated:20.06.2016.
9. From the DTCP, AP, Guntur, Lr.Roc.No.3590/2015/A, dated:15.07.2016.

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ORDER:

The draft variation to the land envisaged in Adoni General Town Planning Scheme, issued in reference 7th read above, was published in Extraordinary Andhra Pradesh Gazette No.285, Part-I, Dt:20.06.2016. The Director of Town & Country Planning, AP, Guntur, in the reference 5th read above has reported that, the Commissioner, Adoni Municipality has informed that the applicant has paid an amount of Rs.1,25,300/- towards development / conversion charges and also the Director of Town & Country Planning, AP, Guntur in the reference 9th read above has informed that the Commissioner, Adoni Municipality has published the draft variation notification in two Daily News papers i.e., one in Vishsalandhra in Telugu version and one in The Hindu in English version. On publication of notification, no suggestions / objections received from the public within the stipulated. Hence, the draft variation is confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Hyderabad.
The Director of Town and Country Planning, AP, Guntur.
The Municipal Commissioner, Adoni Municipality, Kurnool District.
Copy to:
The individual through the Municipal Commissioner, Adoni Municipality, Kurnool District.
The District Collector, Kurnool District.

// FORWARDED : BY ORDER //

SECTION OFFICER

(P.T.O.)

APPENDIX
NOTIFICATION

The following variation to the Adoni Town General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.761 MA, dated: 31.08.1987, proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in S.No.123/A2 to an extent of Ac.1.55 cents of Adoni Town. The boundaries of which shown in the schedule hereunder and which is earmarked for Residential use in the General Town Planning Scheme (Master plan) of Adoni sanctioned in G.O.Ms.No.761 MA, dated:31.08.1987 is now designated for Industrial use by variation of change of land use and basing on the Council Resolution No.1660, Dated:26.06.2015 of the site as marked "A to D" in the revised part proposed land use map bearing GTP No.08/2016/A available in the Adoni Municipal Office, subject to the following conditions that;

1. The applicant shall maintain as to be earmarked 10.0 m buffer area on East, West and Southern sides of the proposed site since there is an residential use as per the sanctioned G.T.P.No.22/89.
2. The Commissioner, Adoni Municipality shall not permit any construction of building / development without technical approval from competent authority.
3. The applicant shall handover road widening portion to an extent of 195.0 sq.mts. to Adoni Municipality through registered gift deed at free of cost.
4. The applicant shall pay necessary conversion and development charges to the Commissioner, Adoni Municipality as per G.O.Ms.No.158 MA, dt:22.06.1996.
5. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
6. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
7. The applicant shall pay compounding fee of 33% to the Local Body since the applicant already constructed shed as per rules.
8. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
9. The change of land use shall not be used as the proof of any title of the land.
10. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
11. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Existing 40-0 wide Master Plan road to be widened to 60-0
East	:	Site of others in Sy.No.123/B1
South	:	Site of others in Sy.No.122.
West	:	Site of others in Sy.No.123/A1

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER